

PROPERTY LOCATION

No	Alt No	Direction/Street/City
18		MOULTON RD, ARLINGTON

OWNERSHIP

Unit #:

1

Owner 1: WALKER SHARON/ TRUSTEE

Owner 2: SHARON WALKER 2018 REVOCABLE

Owner 3: TRUST

Street 1: 18 MOULTON RD UNIT 1

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02476

Type:

PREVIOUS OWNER

Owner 1: WALKER SHARON M -

Owner 2: -

Street 1: 18 MOULTON RD UNIT 1

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1927, having primarily Aluminum Exterior and 1005 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7640													G6	1.		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	499,100			499,100		261143
							GIS Ref
							GIS Ref
Total Card	0.000	499,100			499,100	Entered Lot Size	
Total Parcel	0.000	499,100			499,100	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card: 496.62		/Parcel: 496.62		Land Unit Type:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	499,100	0	.		499,100		Year end	12/23/2021
2021	102	FV	485,000	0	.		485,000		Year End Roll	12/10/2020
2020	102	FV	478,000	0	.		478,000	478,000	Year End Roll	12/18/2019
2019	102	FV	341,400	0	.		341,400	341,400	Year End Roll	1/3/2019
2018	102	FV	302,100	0	.		302,100	302,100	Year End Roll	12/20/2017
2017	102	FV	275,500	0	.		275,500	275,500	Year End Roll	1/3/2017
2016	102	FV	275,500	0	.		275,500	275,500	Year End	1/4/2016
2015	102	FV	254,600	0	.		254,600	254,600	Year End Roll	12/11/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WALKER SHARON M	163-160	2	11/19/2021	Convenience		1	No	No	
PROTOZANOVA EKA	153-40	2	12/19/2018		525,000		No	No	
AMILCAR ELDENE	102-5		10/31/2007		303,500		No	No	
AMILCAR ELDENE	32-88		12/8/2004	Family			No	No	MASTER DEED

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/29/2021	1674	Redo Bat	24,688	C				
3/30/2021	388	Redo Bas	51,335	O				
9/26/2017	1254	New Wind	9,000	C				
9/28/2012	1243	Manual	5,000	C				

ACTIVITY INFORMATION

Date	Result	By	Name
11/18/2018	Measured	DGM	D Mann
5/17/2005	External Ins	BR	B Rossignol

Sign: VERIFICATION OF VISIT NOT DATA

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USER DEFINED

Prior Id # 1:	82403
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

PRINT

Date	Time
12/30/21	20:02:10

LAST REV

Date	Time
12/06/21	11:12:07
mmcmakin	
15024	

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